

WARRANTY DEED

12/13/05 4:47:08
BK 516 PG 628
DESOTO COUNTY, MS
W.E. DAVIS, CH CLERK

**STATE OF MISSISSIPPI
COUNTY OF DESOTO**

For and in consideration of the sum of Ten Dollars (\$10.00) and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, I, **JAMES LESTER JONES, JR.**, the widower and sole surviving heir at law of **Eva Spinosa Jones**, deceased, one of two heirs of **R.V. Spinosa**, deceased, do hereby convey and warrant unto **LEATHERMAN FAMILY LAND PARTNERSHIP, L.P.**, a Mississippi limited partnership, all of my right title and interest, being a one-half undivided interest, in and to the hereinafter described real estate lying and being situated in **DESOTO COUNTY**, or State of Mississippi to-wit:

1.12 Acres, described in Deed from Thomas Wayne Swindoll, Administrator for Estate of Marvin L. Swindoll, dated October 28, 1977 and recorded in Deed Book 132 Page 227 and Less Except 0.456 acres conveyed to South Central Bell Telephone Company by Deed from R.V. Spinosa dated September 29, 1978 recorded in Deed Book 137, Page 8, in the office of the Chancery Clerk of DeSoto County, Mississippi, more particularly described as follows:

A tract or parcel of land situated in the Southwest corner of the Southeast Quarter (SE1/4) of the Southwest Quarter (SW 1/4) of Section Eighteen (18) Township Two (2), Range Nine (9) West, more particularly described as commencing at the Southwest corner of Section Eighteen(18), Township Two(2), Range Nine (9) West; thence East along the South section line of said Section Eighteen(18) , a distance of 1996.0 feet to the center of U.S. Highway No. 61; thence North 37 degrees 12' East along center of said highway, a distance of 156.3 feet to station 224 plus 00.3; thence at right angles to station 224 plus 00.3, a distance of 60 feet to a right of way marker on the West boundary of said Highway No. 61, which is the point of beginning of the tract or lot; thence North 37 degrees 12' East along the right of way of Highway No. 61, a distance of 210.0 feet to stake; thence North 41 degrees 59' West, a distance of 86.1 feet to an iron pin; thence South 48 degrees 01' West, a distance of 411.5 feet to an iron pin; thence South 10 degrees 41' West, a distance of 116.8 feet to a right of way marker on the West boundary of

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Highway No. 61; thence North 63 degrees 36' East along the boundary of highway, a distance of 206.4 feet to the point of beginning, containing 1.12 acres, more or less, and being the property described in and conveyed by deed from S.A. Withers to Mrs. Burchet P. Woolfolk dated April 1, 1938, recorded in records of the office of the Chancery Clerk of DeSoto County, Mississippi;

Together with all tenements, hereditaments, and appurtenances there unto belonging or in anywise thereto appertaining, but subject to rights of way and easements as now located on said property or shown of record.

LESS AND EXCEPT:

Beginning at a point in the Northwestern right of way line U.S. Highway 61, said point of beginning described as follows: Commencing at the Southwest corner of Section 18, Township 2, Range 9 West, thence East along the South section line of said Section 18, a distance of 1996.0 feet to the intersection with the centerline of U.S. Highway 61, said point being P.K. nail at the intersection; thence Northwardly along the centerline of U.S. Highway 61, a distance of 156.3 feet to a point; thence Westwardly to the westerly right of way line of U.S. Highway 61, a distance of 60.00 feet; thence Southwestwardly along a relative bearing of S 58 degrees 23' 36" W, a distance of 40 feet to the said point of beginning; thence commencing from the point of beginning, North westwardly on a relative bearing of N 52 degrees 28' 14" W, a distance of 120.236 feet to an iron rod set; thence Southwardly on a relative bearing of S 48 degrees 00' 00" W, a distance of 144.00 feet to an iron rod; thence continuing Southwestwardly along a relative bearing of S 10 degrees 40' 00" W, a distance of 116.80 feet to a P.K. nail in the asphalt pavement of Starlanding Road, said point being the approximate centerline of Starlanding Road; thence on a relative bearing of N 58 degrees 23' 36" E along the Northwestern right of way line of U.S. Highway 61, a distance of 263.07 feet to the point of beginning. The above described enclosure contains an area of 0.456 acres or 19,876.96 square feet.

WITNESS my signature, this the 22 ^{November} day of ~~October~~, 2005.


JAMES LESTER JONES, JR.

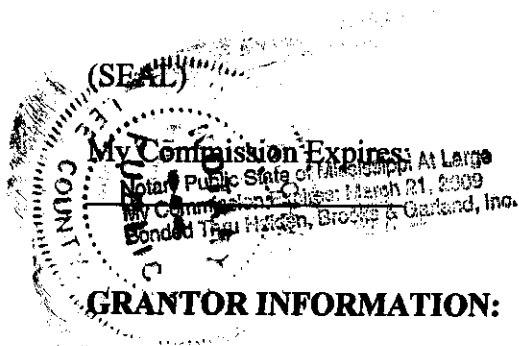
STATE OF MISSISSIPPI

COUNTY OF LEE

Before me, the undersigned authority in and for the State and County aforesaid, this day personally appeared above me named **JAMES LESTER JONES, JR.**, who acknowledged that he signed and delivered the foregoing instrument on the day and year of its date and for the purpose and consideration stated therein as his voluntary act and deed.

Given under my hand and seal of office, this day 22 ^{November} ~~October~~, 2005.

Noma Chase
NOTARY PUBLIC

**GRANTOR INFORMATION:**

JAMES LESTER JONES, JR.
C/O Riverbirch
Post Office Box 159
Plantersville, Mississippi 38862
662-578-9169 N/A
INDEXING INSTRUCTIONS:

GRANTEE INFORMATION:

**LEATHERMAN FAMILY LAND
PARTNERSHIP, L. P.**
3364 Popular Avenue
Memphis, Tennessee 38111
662-393-4450

A parcel of land situated in the Southwest corner of the Southeast Quarter of the Southwest Quarter of Section 18, Township 2, Range 9 West, DeSoto County, Mississippi.

Prepared by:

Dennis M. Baker

Dennis M. Baker
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